

PARKS & RECREATION
Administration Division

Brighton

AICHELMAN PROPERTY – PHASE 1 PROJECT

CITY COUNCIL MEETING – OCTOBER 18, 2022

City Staff Representative: Mark Heidt, Assistant Director of Parks and Recreation & City's Bicycle Program Coordinator

1

1

PARKS & RECREATION
Administration Division

Brighton

Approval of Construction Bid for Contractual Agreement:

Staff is seeking approval of the construction bid from American West Construction, LLC, for the construction of Phase 1 of the Aichelman Property Project within Ken Mitchell Open Space.



STRATEGIC FOCUS AREA
Facilities, Amenities, and
Open Space

2

2

PARKS & RECREATION
Administration Division

Brighton



3

3

PARKS & RECREATION
Administration Division

Brighton

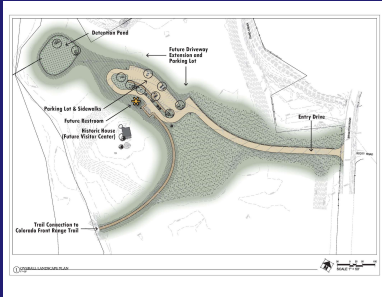


4

4

PARKS & RECREATION
Administration Division

Brighton



5

5

PARKS & RECREATION
Administration Division

Brighton

Aichelman Property – Phase 1 Project

Background/History

- City of Brighton, after the site was mined, received the Aichelman Property for Open Space and Public Leisure Use purposes
- By public meetings, and City Council approval, it was determined to have a trailhead (parking lot) and connector trail on this Aichelman Property (The connector trail joins this parking lot site to the Colorado Front Range Trail.)
- Construction Drawings and Specifications for this project were completed in 2022, approved by Planning, and placed out for bid through Procurement
- The Aichelman Property Project is a two-phase project with Phase 1 being considered with this construction bid project that is before City Council

6

6

PARKS & RECREATION
Administration Division

Brighton

Aichelman Property – Phase 1 Project

Background/History (Continued)

- Over the last three years costs and supply chain issues have increased plus increases associated with the Pandemic have required additional funds and for this reason this project has two phases
- City of Brighton has already had a funding match approved for a \$818,400.00 from an Adams County Open Space Passive Grant to assist with Phase 1 construction

7

7

FINANCE
Procurement Division

Brighton

Procurement Summary

PROCUREMENT METHOD:
Formal Solicitation, advertised via BidNet, resulting in four (4) responses.

BIDS RECEIVED:

Bid 1:	\$2,071,186.00
Bid 2:	\$1,696,107.00
Bid 3:	\$2,087,357.00
Bid 4:	\$2,114,392.04

STAFF RECOMMENDATION:
Accept Bid 2, submitted by American West Construction, LLC as this has been deemed the lowest most responsive and responsible of those received.

1

8

PARKS & RECREATION
Administration Division

Brighton

Aichelman Property – Phase 1 Project

Budget/Construction Cost

- Sufficient funding is within the 2022 Parks and Recreation Capital Budget and additional funding will be approved in the 2023 Parks and Recreation Capital Budget to cover the cost of the Phase 1 construction in the amount of \$1,696,107.00
- City of Brighton has already been approved for \$818,400.00 in Adams County Open Space Passive Grant Funding for this project and will receive the grant monies upon completion of the Phase 1 construction
- American West Construction, LLC, has been deemed the lowest most responsive and responsible bid received in the amount of \$1,696,107.00

9

9

PARKS & RECREATION
Administration Division

Brighton

Options for City Council

Brighton City Council has the following options in this matter:

- ☐ Approval of the construction bid for contractual agreement
- ☐ Reject the construction bid
- ☐ Request staff to look at other options for construction

10

10